

City Council  
Atlanta, Georgia

**00-0 -0681**

AN ORDINANCE  
BY: ZONING COMMITTEE

Z-00-30  
4-10-00

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA, as follows:

SECTION 1. That the Zoning Ordinance of the City of Atlanta be amended and the maps established in connection therewith be changed so that the following property located at **613 (aka 615) Bonaventure Avenue, N.E.** be changed from the **RG-1 (Residential General-Sector 1)** District, to the **RG-2 (Residential General-Sector 2)** District, to wit:

ALL THAT TRACT or parcel of land lying and being in Land Lot **17** of the **14<sup>th</sup>** District, Fulton County, Georgia, being more particularly described by the attached legal description.

SECTION 2. If this amendment is approved under the provisions of Section 16-02.003 of the Zoning Ordinance of the City of Atlanta, entitled, "Conditional Development," as identified by the use of the suffix "C" after the district designation in Section 1 above, the Director, Bureau of Buildings, shall issue a building permit for the development of the above described property only in compliance with the attached conditions. Any conditions hereby approved (including any conditional site plan) do not authorize the violation of any zoning district regulations. District regulation variances can be approved only by application to the Board of Zoning Adjustment.

SECTION 3. That the maps referred to, now on file in the Office of the Municipal Clerk, be changed to conform with the terms of this ordinance.

SECTION 4. That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed.

**EXHIBIT "A"**

**All that certain tract of land, situate, lying and being in Land Lot 17 of the 14th Land District of Fulton County, State of Georgia, and being more particularly described as follows:**

**BEGINNING at the northeast corner of North Avenue and Bonaventure Avenue; running thence north along the east side of Bonaventure Avenue fifty (50) feet; thence east one hundred seventy-five (175) feet; thence south fifty (50) feet to North Avenue; and thence west along the north side of North Avenue, one hundred seventy-five (175) feet to the point of beginning; being property known as No. 613 (formerly No. 23) Bonaventure Avenue, N.E., according to the present system of naming streets and numbering houses in the City of Atlanta, Georgia.**

**The above being the same property conveyed to the State Highway Department on December 30, 1970 by deed recorded in Deed Book 5327, page 664 in the Fulton County Deed records.**

2-00-30